



# TOWN OF NEW WINDSOR

## ZONING BOARD OF APPEALS

### Regular Session

Date: JANUARY 25, 2010

### AGENDA

7:30 p.m. – Roll Call

Motion to accept minutes of December 14, 2009 meetings as written.

#### PRELIMINARY MEETINGS:

1. **CLASSIC HOME BUILDERS (ANTONY FAYO) (10-03)** Request for a variance for Existing building lot that does not meet minimum lot size, minimum lot width, minimum side yard or minimum request side yard at 244 Bull Road in an R-1 Zone. **(56-1-6)**
2. **JERRY SABINI (10-04)** Request for a proposed dwelling that will be 28ft to the rear lot line. Required rear yard is 50ft. A variance of 22ft is required at 615 Mt. Airy Road in an R-3 Zone. **(66-1-2)**
3. **RAYMOND YANNONE III (10-01)** Request for an interpretation for an existing house with two kitchens creates a two-family house on an undersized lot at 290 Riley Road in an R-3 Zone. **(35-1-77)**
4. **PATRICK TORPEY (09-37)** Request for a variance for an existing garage that projects nearer to the street than the existing house at 25 Blooming Grove Tpke in an R-4 Zone **(48-1-5)**

#### PUBLIC HEARINGS:

1. **JIM MORONEY (09-38)** Request of six existing wall signs which exceeds the maximum number of signs permitted and exceed maximum height and width permitted at 833 Union Avenue in an C Zone. **(4-1-9.22)**
2. **MATTHEW HANNA (09-36)** Request of a proposed 24 x 48 accessory building, variance to permit 23 ft of height and the building o project closer to Roosje Lane than the principal building at 1 Roosje Lane in an R-1 Zone **(52-1-110)**
3. **RICARDO RIVERA (10-02)** Request of a variance for a proposed pool deck that will be connected to the house. The pool deck will be 12ft to the rear property line, 40ft is required, a variance of 28ft is required at 123 creamery drive in an CL-1 Zone. **(80-8-10)**

(NEXT MEETING – FEBUARY 8, 2010)

